

STATE OF ALABAMA)
)
COUNTY OF SHELBY)

1608

KNOW ALL MEN BY THESE PRESENTS,

That for and in consideration of Forty-Eight Thousand Five Hundred Dollars (\$48,500.00), to the undersigned grantor, W. M. Humphries Enterprises, Inc., a corporation, in hand paid by Rebecca J. Long, the grantee herein, the receipt of which is hereby acknowledged, the said W. M. Humphries Enterprises, Inc., a corporation, does by these presents, grant, bargain, sell and convey unto the said Rebecca J. Long, the following described real estate, situated in Shelby County, Alabama, to-wit:

155-315-551
A parcel of land occupied by Unit "B", Building 10 of Chandalar Townhouses, Phase 2, located in the SW-1/4 of the SE-1/4 of Section 1, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the SE corner of said 1/4-1/4 section; thence in a Northerly direction, along the East line of said 1/4-1/4 section, a distance of 840.76 feet; thence 90 degrees left, in a Westerly direction, a distance of 110.0 feet to a point on the East right-of-way line of Chandalar Court; thence 90 degrees right, in a Northerly direction along said right-of-way, a distance of 59.9 feet; thence 90 degrees right, in an Easterly direction a distance of 27.4 feet to the point of beginning; said point being further identified as the SW corner of said Unit "B"; thence 00 degrees 59' 27" left, in an Easterly direction along the centerline of a party wall and wood fence common to Units "B" and "C", a distance of 57.7 feet; thence 90 degrees left in a Northerly direction along the East side of a wood fence common to Units "A", "B", "C" and "D", a distance of 17.7 feet to the Southerly edge of a storage unit; thence 90 degrees right, in an Easterly direction, a distance of 2.5 feet; thence 90 degrees left along the Easterly edge of said storage unit, a distance of 6.4 feet to the centerline of a wood fence common to Units "A" and "B"; thence 90 degrees left, in a Westerly direction along the centerline of a wood fence and party wall common to Units "A" and "B", a distance of 57.7 feet; thence 90 degrees left, in a Southerly direction along the front of Unit "B", a distance of 7.3 feet to the NE outer edge of the fireplace; thence 90 degrees right, in a Westerly direction along the North outer edge of said fireplace, a distance of 2.5 feet; thence 90 degrees left, in a Southerly direction along the West outer edge of said fireplace, a distance of 6.1 feet; thence 90 degrees left, in an Easterly direction along the South outer edge of said fireplace, a distance of 2.5 feet; thence 90 degrees right in a Southerly direction along the front of Unit "B", a distance of 5.9 feet; thence 90 degrees right, in a Westerly direction, a distance of 2.5 feet; thence 90 degrees left, in a Southerly direction along front edge of Unit "B", a distance of 5.3 feet to the point of beginning.

Subject to easements and restrictions of record and easements, restrictions, covenants, conditions, assessments and agreements contained in Declaration recorded in Miscellaneous Book 6, Page 804, in the Office of the Judge of Probate of Shelby County, Alabama.

\$38,500.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD unto the said Rebecca J. Long, her heirs and assigns forever.

19781011000136580 1/2 \$.00
Shelby Cnty Judge of Probate, AL
10/11/1978 12:00:00AM FILED/CERT

And said W. M. Humphries Enterprises, Inc., a corporation, does for itself, its successors and assigns, covenant with the said Rebecca J. Long, her heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said Rebecca J. Long, her heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said W. M. Humphries Enterprises, Inc., a corporation, by its Vice President, Dalton H. Baggett, who is authorized to execute this conveyance, has hereto set its signature and seal this the 9th day of October, 1978.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1978 OCT 11 AM 10:32
JUDGE OF PROBATE
W. M. HUMPHRIES ENTERPRISES, INC.
Dalton H. Baggett
Its Vice President
See by 383-972
See by 1000
Rec. 300
Enl. 100 BY 1400

STATE OF ALABAMA)
)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Dalton H. Baggett, whose name as Vice President of W. M. Humphries Enterprises, Inc., a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 9th day of October, 1978.

Virginia T. Swin
Notary Public

This instrument was prepared by Daniel M. Spitler, Attorney, Suite 100, Spitler Building, 1970 Chandalar South Office Park, Pelham, Alabama 35124.

19781011000136580 2/2 \$.00
Shelby Cnty Judge of Probate, AL
10/11/1978 12:00:00AM FILED/CERT

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